

CARNEY R. SMITH,
GRANTOR

TO

GEORGE D. GRAFLUND, ET UX,
GRANTEES

WARRANTY DEED

For and in consideration of the sum of Ten Dollars (\$10.00) cash in hand paid and other good and valuable considerations, the receipt and sufficiency of all of which is hereby acknowledged, I, Carney R. Smith, do hereby sell convey and warrant unto George D. Graflund and wife, Judy C. Graflund, as tenants by the entirety with full rights of survivorship and not as tenants in common, the land lying and being situated in DeSoto County, Mississippi, more particularly described as follows, to-wit:

A 15.04 acre tract, as part of the Smith tract in part of Section 9, Township 2 South, Range 6 West, DeSoto County, Mississippi. BEGINNING at a point 606.0 feet south of the northeast corner of Section 9, Township 2 South, Range 6 West, said point being a point in the centerline of Mississippi Highway 305; thence south 83° 42' west 344.9 feet along the north line of the Smith tract to a point in an existing fence; thence south 87° 26' west 623.38 feet along the north line of said tract to a point in an existing fence; thence south 88° 15' west 867.14 feet along the north line of said tract and existing fence to the northwest corner of the Smith tract; thence south 4° 22' east 412.35 feet along an existing fence line to a point; thence north 84° 58' east 519.43 feet along an existing fence to a point; thence north 84° 50' east 1,320.51 feet to a point in the centerline of said highway; thence north 5° 20' west 340.0 feet to the point of beginning and containing 15.35 acres more or less.

LESS AND EXCEPT a 40 foot right of way for Mississippi Highway 305 containing 0.31 acres, leaving a net acreage of 15.04 acres, more or less.

LESS AND EXCEPT: A 0.30 acre lot for cemetery as part of the Smith tract in Part of Section 9, Township 2 South, Range 6 West, Desoto County, Mississippi.

BEGINNING at a point 606.0 feet south of the northeast corner of Section 9, Township 2 South, Range 6 West, said point being a point in the centerline of Mississippi Highway 305; thence south 78° 58' west 285.18 feet to the northeast corner of said cemetery and the point of beginning of the following lot: thence north 89° 21' west 110.8 feet to a point; thence south 13° 34' east 142.28 feet to a point; thence north 88° 44' east 36.25 feet to an existing tree; thence north 55° 34' east 43.7 feet to a point; thence north 18° 41' east 44.31 feet to an existing tree; thence north 7° 34' west 70.1 feet to the point of beginning, containing 0.30 acres, more or less. All bearings are magnetic.

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The Grantor herein quitclaims the following described tract of land described as follows, to-wit:

A 0.30 acre lot for cemetery as part of the Smith tract in part of Section 9, Township 2 South, Range 6 West, DeSoto County, Mississippi, BEGINNING at a point 606.0 feet south of the northeast corner of Section 9, Township 2 South, Range 6 West, said point being a point in the centerline of Mississippi Highway 305; thence south 78° 58' west 285.18 feet to the northeast corner of said cemetery and the point of beginning of following lot; thence north 89° 21' west 110.8 feet to a point; thence south 13° 34' east 142.28 feet to a point; thence north 88° 44' east 36.25 feet to an existing tree; thence north 55° 34' east 43.7 feet to a point; thence north 18° 41' east 44.31 feet to an existing tree; thence north 7° 34' west 70.1 feet to the point of beginning, containing 0.30 acres, more or less. All bearings are magnetic.

The warranty in this deed is subject to rights of ways and easements for public roads and public utilities; to building, zoning, subdivision and health department regulations in effect in DeSoto County, Mississippi.

Possession will be given with delivery of this deed and taxes for the year 1984 are to be pro rated between the parties.

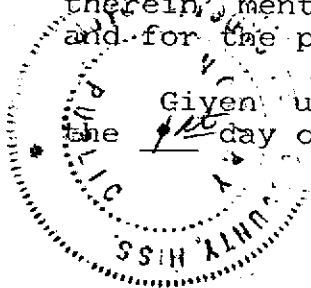
WITNESS my signature this the 1 day of ~~September~~ ^{October}, 1984.

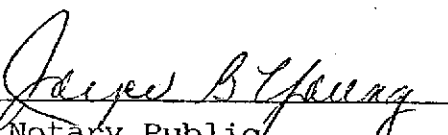

CARNEY R. SMITH,
GRANTOR

STATE OF MISSISSIPPI
COUNTY OF DESOTO

This day personally appeared before me the undersigned authority in and for said County and State, the within named Carney R. Smith, who acknowledged that he signed and delivered the above and foregoing Warranty Deed on the day and date therein mentioned as his free and voluntary act and deed and for the purposes therein expressed.

Given under my hand and official seal of office this the 1st day of ~~September~~ ^{October}, 1984.




Notary Public

My Commission Expires:
7/2/86

GRANTORS ADDRESS:
Highway 301
Lake Cormorant, Ms. 38641

GRANTEES ADDRESS:

Filed @ 3:30 P.M., 2 Oct, 198 4
Recorded in Book 173 Page 691
H. G. Ferguson, Clerk